

**P.O. Box 80245
Seattle, Washington 98108
(206) 344-7380**

SFA425342

k. Not paint, remove, deface, modify, bend, drill, cut or otherwise alter or modify any part of the Hangar.

l. Comply with all applicable federal, state, county and municipal ordinances and regulations now in force or hereafter promulgated.

m. Pay prior to delinquency any taxes (including Leasehold Excise Taxes) and assessments levied or assessed on the Hangar, or Tenant's interest hereunder or in the Hangar and on any personal property situated in, on or about the Hangar, including any applicable costs of utility services.

n. Not lock the Hangar or permit the same to be locked with any lock other than the lock supplied, as hereinafter provided, by Landlord.

o. Not park or leave aircraft on the taxiway or on the pavement adjacent to the Hangar door in a manner which unduly interferes with or obstructs access to adjacent Hangars.

p. Maintain in the Hangar a portable fire extinguisher, fully charged, with minimum rating of 2A 10:BC (5 lb. dry chemical). See Exhibit B attached.

6. Further, Landlord shall:

a. Keep the Hangar in good repair, including light bulb replacement as required.

b. Provide access to the Hangar and to the public taxiways, ramps, and runways at King County International Airport.

c. Keep the public taxiways adjacent to the Hangar clear of debris.

d. Periodically inspect the Hangar.

e. Not be liable to Tenant or anyone else for any damage whatsoever to persons or property however occasioned.

f. Furnish a padlock and key to Tenant.

g. Have the right to enter the Hangar at any time.

7. Tenant agrees to protect and save King County, its elected and appointed officials and employees while acting within the scope of their duties as such, harmless from and against all claims, demands, and causes of action of any kind or character, including the cost of defense thereof, arising in favor of Tenant or third parties on account of personal injuries, death or damage to property arising out of the Hangar rented by Tenant or in any way resulting from the willful or negligent acts or omissions of the Tenant and/or its agents, employees or representatives, except the sole and exclusive willful and negligent acts or omissions of King County.

8. Landlord shall not be liable to the Tenant for claims or damages arising from any defect in the construction of or the present condition of the Hangar, whether known or unknown, or for damage by storm, rain or leakage.

9. This Agreement is not assignable or transferable.

The above mentioned conditions are mutually agreed to by Tenant and Landlord.

TENANT:

Famco Transport, Inc.

By William J. Albright
Title President

Date August 22, 1983

LANDLORD:

County of King, State of Washington

By King County Executive
Title King County Executive

Executed on the OCT - 4 1983 day of 19

APPROVED AS TO FORM —
PROSECUTING ATTORNEY

By Deputy Prosecuting Attorney
Title Deputy Prosecuting Attorney

Date _____

APPROVED — AIRPORT

By Donald W. Smith
Title Airport Manager

Date August 22, 1983

EXHIBIT B

5. p. Extinguishers:

Hangar A needs two 2A 10:BC UL-rated extinguishers.

Hangars B and C, and Westside tee-hangars need
one 10:BC (dry chemical) extinguisher.

